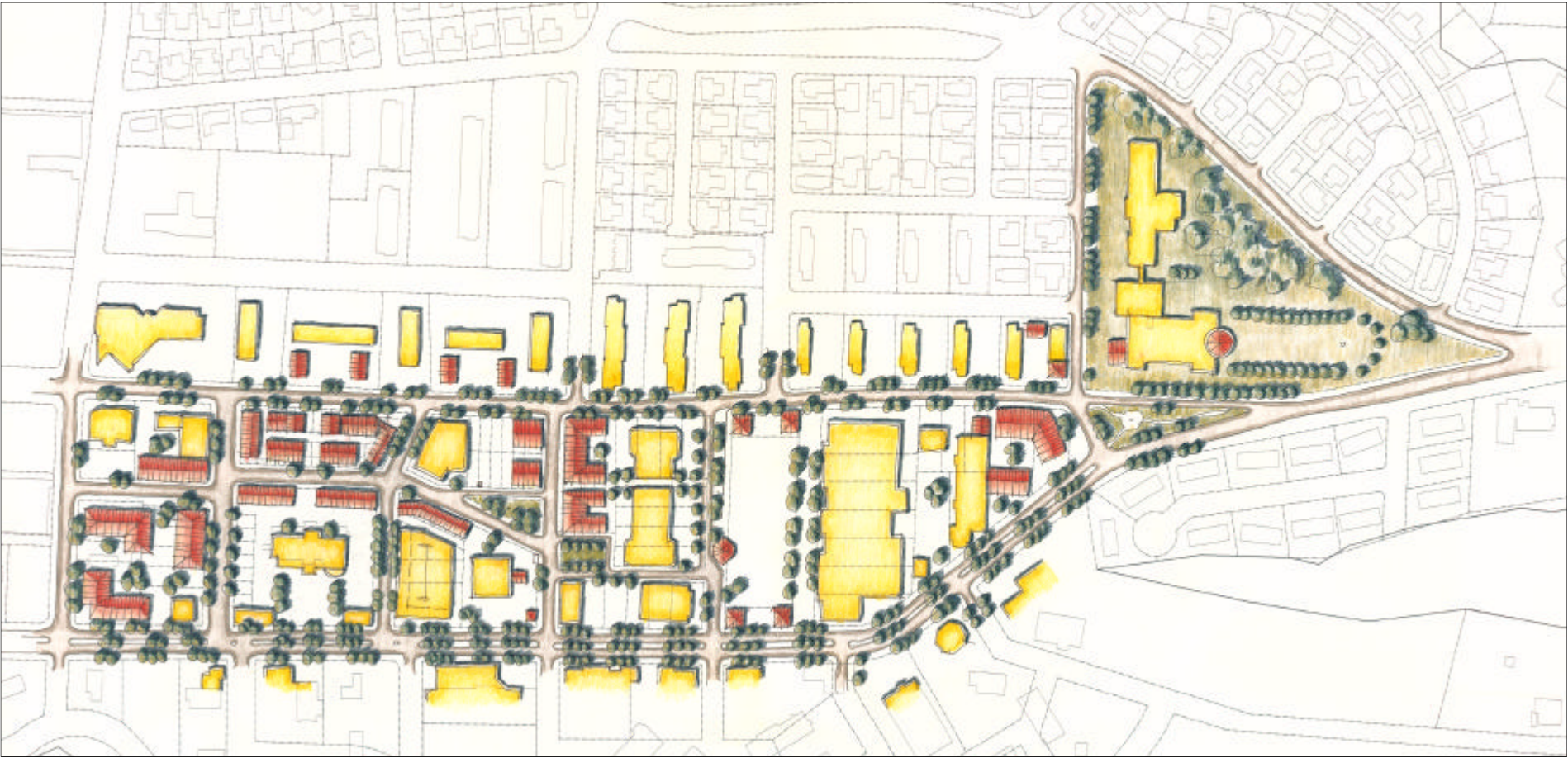


a.



b.



**C. ILLUSTRATIVE DEVELOPMENT  
OPTIONS**  
3. EAST END

THE EAST END OF DOWNTOWN IS THE OPTIMUM LOCATION FOR AN EVEN MIXTURE OF commercial and residential uses, created through infill development.

The focal point of this area is Science City, a new institution of learning and research which serves as a gateway into the town of Los Alamos. A new mid-block street pattern replaces the current system of linked parking lots. All of these new streets have wide sidewalks to create a new pedestrian network and create a more walkable journey from the Town Center at Main and Central to the Neighborhood Center at the Mari-Mac mall.

A fundamental element of the downtown plan is to wrap the edges of blocks with buildings, thus concealing parking areas and making it pleasant to stroll on ample sidewalks in well-defined streets. In the East End, blocks will be wrapped with new infill development, including attached housing units, loft-housing units and live/work units. The streets created out of the existing parking lots and drive aisles could remain private property with the construction of new standards keyed to new development, however, the importance of continuity of streets may require a master developer or the County to develop this as public infrastructure.

Two public squares are suggested in the central portion of the East End at 9th Street to provide a neighborhood atmosphere for the surrounding housing. In places where existing development occurs, such as the Mari-Mac strip mall, all existing parking lots will be defined by “blocks” and “streets” for present day access and future infill development. This will give a quality streetlife to the East End where none now exists.



c.

- a. 20 YEAR ILLUSTRATIVE PLAN
- b. 10 YEAR ILLUSTRATIVE PLAN
- c. EXISTING PLAN PHOTOGRAPH



a.



b.



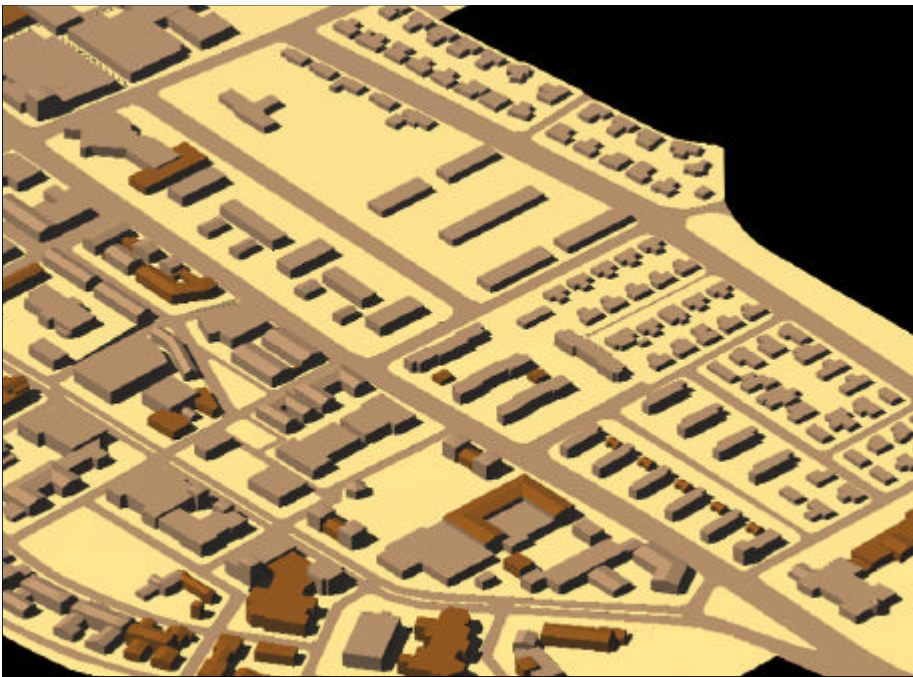
c.



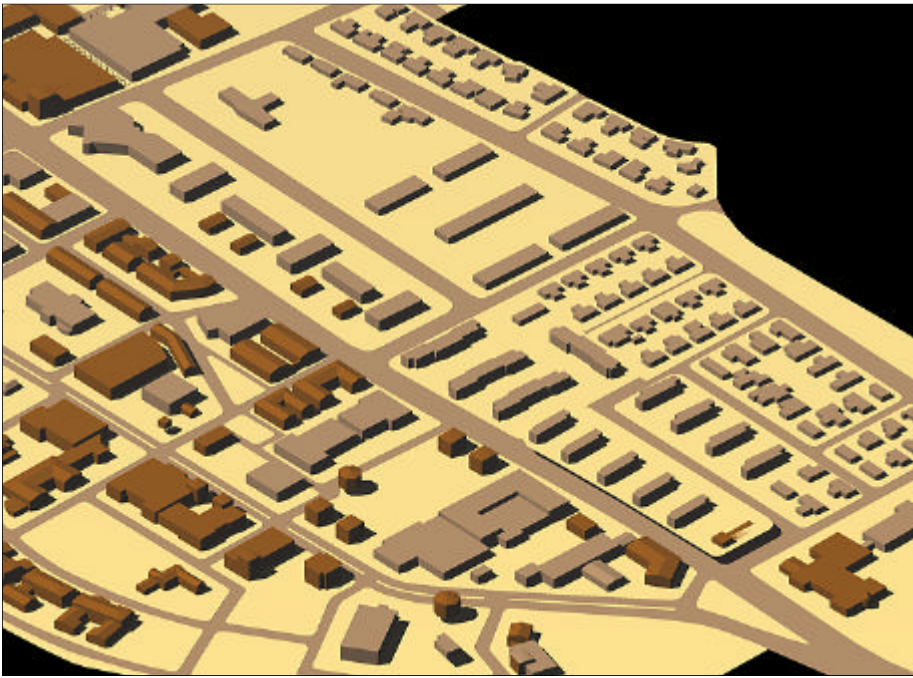
d.



e.



**h.**

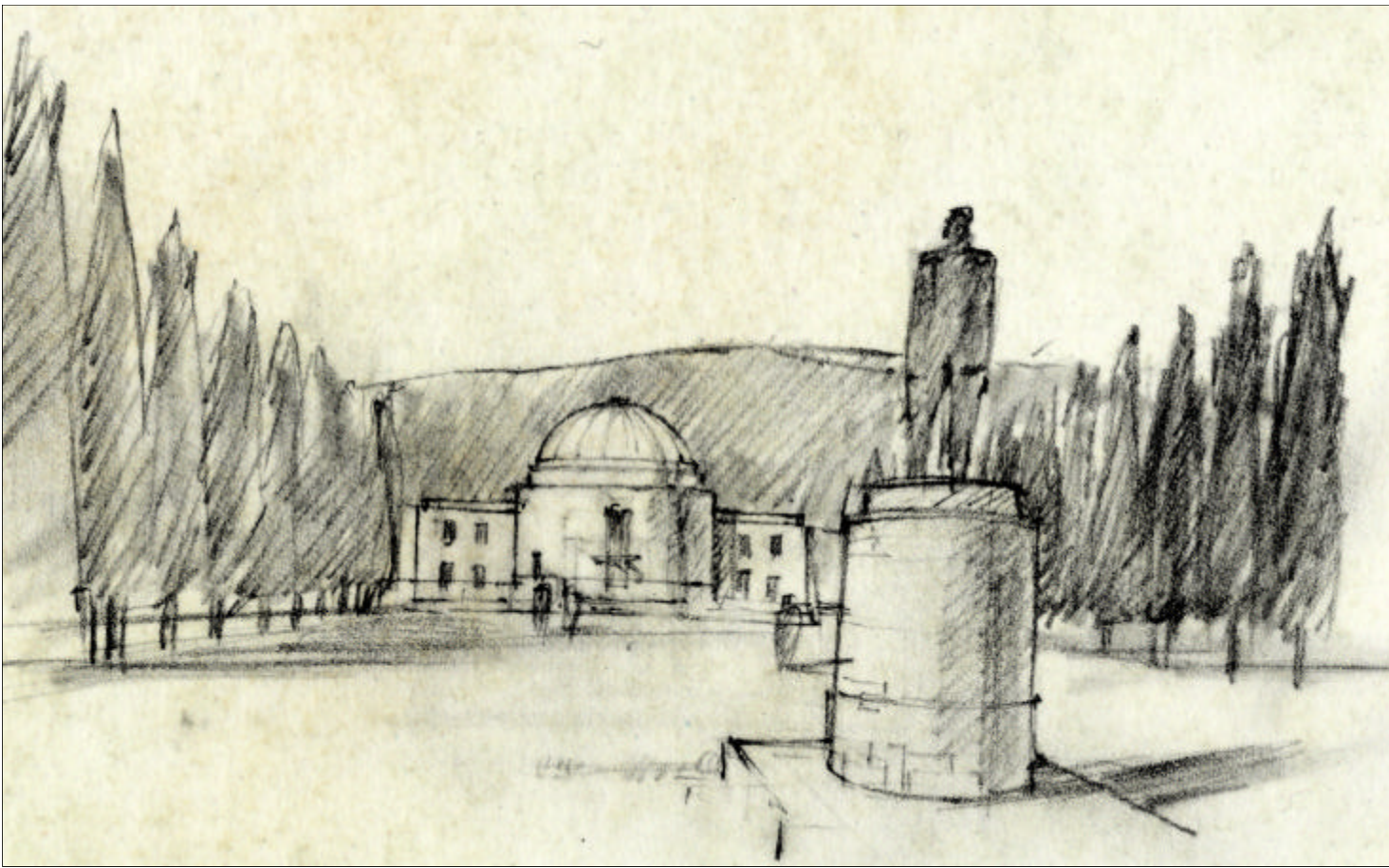


**g.**

THE EAST END, WITH INCREASED AMOUNTS OF HOUSING AND COMMERCIAL ACTIVITY, will support the commercial uses, both retail and office, of the entire Downtown. Much of the infill in this area will occur incrementally within the ten to twenty year time frame after many of the catalytic projects have been completed or are underway elsewhere.

These illustrative examples and images are meant to guide developers toward a scale and type of development, not necessarily the economic or architectural particulars of any one project.

There are no immediate catalytic projects that must occur in the East End, although the implementation of the new street grid and infill development should begin at the earliest time possible. A major new initiative in the East End is Science City. The theme of Science City is generated from Los Alamos' rich history as a scientific community of worldwide importance. Science City is a non-profit educational and research center that would host a range of activities from high-level seminars to adult education courses to youth science camps. This project will be in development within ten years, as many of the catalytic projects in adjacent areas near completion.



**f.**

- a.** LOS ALAMOS MESA LOOKING EAST, RANCH SCHOOL PERIOD
- b.** LOS ALAMOS MESA LOOKING EAST, PRESENT-DAY
- c.** PROPOSED TOWNHOUSES
- d.** EXISTING VIEW TO EAST ROAD FROM DP ROAD
- e.** HISTORIC GATEHOUSE
- f.** PROPOSED SCIENCE CITY INSTITUTE
- g.** 10 YEAR BUILDOUT
- h.** 20 YEAR BUILDOUT